

PROPERTY LOCATION

No	Alt No	Direction/Street/City
254		FLORENCE AVE, ARLINGTON

OWNERSHIP

Owner 1:	APIGIAN KYLE O			
Owner 2:				
Owner 3:				
Street 1:	254 FLORENCE AVE			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:	DREW ALLISON E & -		
Owner 2:	APIGIAN KYLE O -		
Street 1:	254 FLORENCE AVE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains .155 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1949, having primarily Wood Shingle Exterior and 1984 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6750.000	398,100	2,000	435,700	835,800
Total Card	0.155	398,100	2,000	435,700	835,800
Total Parcel	0.155	398,100	2,000	435,700	835,800
Source: Market Adj Cost	Total Value per SQ unit /Card:			421.27	/Parcel: 421.27

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	398,100	2000	6,750.	435,700	835,800		Year end	12/23/2021
2021	101	FV	384,300	2000	6,750.	435,700	822,000		Year End Roll	12/10/2020
2020	101	FV	383,900	2000	6,750.	435,800	821,700	821,700	Year End Roll	12/18/2019
2019	101	FV	303,900	2100	6,750.	435,800	741,800	741,800	Year End Roll	1/3/2019
2018	101	FV	309,100	2100	6,750.	367,300	678,500	678,500	Year End Roll	12/20/2017
2017	101	FV	309,100	2100	6,750.	336,200	647,400	647,400	Year End Roll	1/3/2017
2016	101	FV	309,100	2100	6,750.	286,400	597,600	597,600	Year End	1/4/2016
2015	101	FV	285,200	2200	6,750.	249,000	536,400	536,400	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
7/21/2018	Meas/Inspect	HS	Hanne S
1/24/2014	Info Fm Prmt	EMK	Ellen K
7/3/2012	Measured	JBS	JOHN S
2/10/2012	MLS	EMK	Ellen K
9/8/2004	Fieldrev-Chg	BR	B Rossignol
9/2/2004	Permit Visit	BR	B Rossignol
2/23/2000	Inspected	276	PATRIOT
12/20/1999	Measured	264	PATRIOT
7/14/1993		RV	
Sign:	VERIFICATION OF VISIT NOT DATA		<u> </u> / <u> </u> / <u> </u>

Total AC/HA: 0.15496	Total SF/SM: 6750	Parcel LUC: 101	One Family	Prime NB Desc	ARLINGTON		Total: 435,749	Spl Credit		Total: 435,700
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

